



**SHREWSBURY CONSERVATION COMMISSION
SHREWSBURY, MASSACHUSETTS**

MINUTES

Regular Meeting: March 20, 2007 – 7:00 P.M.

Location: Selectmen's Hearing Room - Municipal Office Building

Present: John J. Ostrosky, Chairman
Dorbert A. Thomas, Clerk
Kenneth F. Polito

Also Present: Brad Stone, Agent

Absent: Robert P. Jacques, Vice-Chairman
Patricia M. Banks

Mr. Ostrosky opened the meeting at 7:00 P.M.

1. Review and Approve Minutes

The Conservation Commission approved the Minutes of as submitted.

2. Signed bills.

3. Meetings and Hearings – 7:05 P.M.

**285-1427 Continued – Public Hearing regarding the Notice of Intent filed by
Prestigious Home Builders, Inc. for the construction of a single family
home at 10 High Street**

Attending the hearing were Steve Turnblom – the developer; and Glenn Krevosky – from EBT Environmental.

Mr. Krevosky commented that at the last meeting, Mr. Stone had not had time to review the plans. He said there have been no changes.

Mr. Krevosky commented that MaryAnn DiPinto of the D.E.P. said she was all set.

Mr. Krevosky reviewed the plan, saying that the house will be 20.4 feet away from the wetland area. He showed the replication area.

Mr. Stone said he was all set with the plans and information.

Mr. Ostrosky officially closed the hearing.

285-1417 Continued – Public Hearing regarding the Notice of Intent filed by S.J. Turnblom Construction Corporation for the construction of a single family home at 199 Gulf Street

Mr. Krevosky asked for a continuance to April 17, 2007, stating the necessary documents should be in to Mr. Stone two weeks before this April meeting.

Mr. Ostrosky continued the hearing to April 17, 2007.

285-1425 Continued – Public Hearing regarding the Notice of Intent filed by Shrewsbury Homes, Inc. for the construction of a detention basin and point source discharge for a four lot subdivision, Tuscan Place

Attending the hearing were Ron Aspero – the developer; and Norman Hill – the engineer from Land Planning, Inc.

Mr. Hill said they submitted a Notice of Intent for the road and utilities; and some suggestions were made and they have been addressed. He said the key item was the detention basin; and the concern was to lower the groundwater table. He said this was addressed. Mr. Stone said most of his comments were Stormwater related.

Mr. Hill said another item was the back lot being added to one of the lots instead of being given to the Town; and he showed it as part of Lot #5.

Mr. Ostrosky officially closed the hearing.

285-1428 Public Hearing regarding the Notice of Intent filed by Andrew Hettinger for the construction of retaining walls at 39 Bay View Drive

Attending the hearing was Bob Murphy, an engineer from Land Planning Inc. After discussion about the quorum issue, Mr. Murphy decided to ask for postponement to the April 17, 2007 hearing, but said he would like to have an informal discussion. Mr. Ostrosky said the informal discussion was okay.

Mr. Murphy said he's been working with Mr. Hettinger, as he is his neighbor. He said they are proposing to replace damaged retaining walls; they will remove four old retaining walls. He described, as shown on the plan, constructing new retaining walls with a four-foot high fence.

Mr. Murphy commented that about 40% of the hillside is to remain as is; and also said there will be a buffer on both sides of the property.

Mr. Ostrosky closed discussions.

285-** Public Hearing regarding the Abbreviated Notice of Resource Area
Delineation filed by FF Realty, LLC for property at 335 Maple Avenue**

Mr. Polito abstained from discussions, due to possible conflict of interest. Attending the hearing was Amy Green – from Amy Green Environmental. After discussion with the Commission about having a quorum at this hearing and then moving forward with any continuations and having a quorum, Ms. Green decided to postpone this hearing to the April 17, 2007 meeting.

Ms. Green did give an quick informal overview of the project – reviewed the plan and showed a perennial stream at the corner of the property.

Mr. Ostrosky postponed the hearing to April 20, 2007.

**285-1430 Public Hearing regarding the Notice of Intent filed by Nancy Allen for the
construction of a family room and garage at 54 Lakeside Drive**

Attending the hearing was Joseph Allen – the homeowner. Mr. Allen said they are proposing to build a family home in between the house and garage, and replace the garage; and said it will be almost the same footprint.

Mr. Allen said they will use a wooden walkway instead of a retaining wall. He commented that the closest work will be about 30 feet to the lake. He said they will put landscaping in front; and there will be no work in back except for a couple of footings for the deck.

Mr. Ostrosky officially closed the hearing.

285-** Public Hearing regarding the Notice of Intent filed by Highland Hills,
LLC for the construction of a house at Lot 34 Highland Hill Drive**

Mr. Ostrosky said this hearing will be postponed to April 17, 2007, due to the issue of a quorum.

**285-1404 Continued – Public Hearing regarding the Notice of Intent filed by
George Russell for the construction of an industrial subdivision at 455
Hartford Turnpike**

Mr. Ostrosky said this hearing will be continued to April 17, 2007, due to the issue of a quorum.

285-** Public Hearing regarding the Notice of Intent filed by John Dillon for the
construction of a 3-unit townhouse condominium with associated grading
and utilities at 157 North Quinsigamond Avenue**

Mr. Ostrosky presented the issue of a quorum for this hearing; and the engineer tried to reach John Dillon to discuss the problem, but he could not be reached. The engineer decided to postpone this hearing to the April 17th meeting.

Mr. Ostrosky postponed this hearing to April 17, 2007.

4. New Business

a. Discussed/Signed Draft Orders of Conditions and Request for Determination of Applicability

285-1430	54 Lakeside Drive – conditionally approved
285-1425	Tuscan Place – conditionally approved
285-1427	10 High Street – conditionally approved
285-1428	39 Bay View Drive – continued
285-****	335 Maple Avenue – postponed
285-****	34 Highland Hill Drive – postponed
285-1404	455 Hartford Turnpike – continued
285-****	157 North Quinsigamond Avenue – postponed

5. Old Business

a. Discussion regarding 24 Melody Lane

Attending the discussion were Maureen and Salvatore Mastrovito, 22 Melody Lane. Mr. and Mrs. Mastrovito submitted photos of their property showing a lot of water on it, which has been happening since work was done at 24 Melody Lane. They expressed concern about this continued water problem that they didn't have before.

The Commission agreed that the property owner at 24 Melody Lane will have to put in a new drain pipe. The Commission voted to issue an enforcement order for the drain pipe to be installed; and asked Mr. Stone to oversee this work.

b. Discussed/Signed Certificates of Compliance

285-997	94 Lakeside Drive – signed and to be held in Engineering for Mr. Stone's inspection of property
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Mr. Stone recommended signing the following:

285-1302	23 Waterville Lane
285-911	7 Jamie Lane
285-728	6 Ashwood Circle
285-1015	6 Ashwood Circle

6. Correspondence

7. Miscellaneous

- a) Mr. Stone said the Zoning Board of Appeals has expressed some interest in having a joint meeting about handling and communicating regarding properties that both Boards are reviewing at the same time, so there aren't conflicting decisions and comments. (i.e., The Commission tries to move a building away from the wetland area, but then this conflicts with ZBA's requirements). The Commission agreed that this would be a good idea; and Mr. Stone will work on setting it up.
- b) Discussion about beginning meetings regarding having a by-law and fees. The Commission agreed they need to begin to have discussions and meetings on this. The Commission asked Mr. Stone to begin drafting this and incorporating the guidelines the Commission has already voted, for their review.

The meeting adjourned at 8:00 P.M.

Respectfully Submitted,

Annette W. Rebovich